

**CITY OF KUNA  
REGULAR PLANNING & ZONING COMMISSION**

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**MEETING MINUTES  
Tuesday, March 26, 2013**

***NOTE:** These minutes are an unofficial record of this Planning & Zoning meeting until reviewed, corrected (if deemed appropriate), and formally approved by the Kuna Planning & Zoning Commission at a subsequent Planning & Zoning meeting.*

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PZ COMMISSION MEMBER	PRESENT	CITY STAFF PRESENT:	PRESENT
Chairman Lee Young	x	Wendy Howell, Planning Director	x
Vice-Chairman Stephanie Wierschem	Not Present	Troy Behunin, Planner II	
Commissioner Dana Hennis	x	Travis Jeffers, Planning Technician	x
Commissioner Cathy Gealy	x		
Commissioner Mike Bundy	Not Present		

**6:00 P.M. –COMMISSION MEETING & PUBLIC HEARING**

**Call to Order and Roll Call**

Chairman Young called the meeting to order at 6:02 p.m.

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**1. CONSENT AGENDA**

- A. Meeting Minutes – March 12, 2013
- B. Comprehensive Plan 10-01-CPA (Please contact the Planning and Zoning Department for a copy of the changes to the Comprehensive Plan).

Commissioner Hennis motioned to approve consent agenda; Commissioner Gealy seconds, all aye and motioned carried 3-0

**3. OLD BUSINESS:**

- A. None

**4. NEW BUSINESS:**

- A. 13-02-SUP; Tossed and Found, proposes a Handicraft business, as allowed in Kuna City Code, at 722 W. 4<sup>th</sup> Street.

Director Howell defined Handicraft according to code as “the production of personal or household items from materials such as cloth, lace, wool, wood, glass, metal, leather and/or similar materials.” Food items, cabinet making, assembly or use of assembly line production is not included.

Staff reported that public notice requirements have been met and the hearing is being conducted within the appropriate guidelines. The property is zoned R-6 and the handicraft business is permitted with a Special Use Permit.

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Tossed and Found Hours of Operation:

- Tuesday: 4:00-8:00 PM (Tossed Tuesdays – Hours Accommodate Ladies Work Schedules)
- Friday: 9:00 AM-2 PM
- Saturday: 9:00 AM-2PM

Co-applicant Vickey Gearing residing at 722 W. 4<sup>th</sup> Street summarized Tossed and Found as a craft business that features rescued, repurposed and refinished used decorations and furniture for the budget conscious decorator. The business draws repeat customers from Pocatello, Ontario and Kuna that also provides added benefits to other local businesses. The business started in May 2012 with a temporary permit good until the end of the year.

Tossed and Found is a business partnership consisting of Vickey Gearing and daughter Skee Wood. There will also be another temporary family member/employee to provide bookkeeping services. The site includes off-street parking and written permission from the Mayor to Parallel Park just south of the business along the front of Creekside Restaurant's grassy area. A temporary, movable sign is used only during specified business hours.

Signs: Applicant asked permission to use a temporary sign during business hours only. Staff will work alongside Tossed and Found to appropriately address applicable codes regarding sign ordinances.

**Questions:**

Chairman Young: How many guests on average are visiting during a normal business day?

Vickey Gearing answered by saying that the averages vary depending on day and time, but can range between 15-20.

C/Young: Where is the business located?

Vickey: The business is located inside the big, red detached shop.

C/Young: Are there any commercial deliveries coming to the business?

Vickey: No, it was discussed, but there will be no deliveries. We are our own delivery service.

Commissioner Gealy question for staff: What signage options do they have? Can we add a condition of approval for applicant to work with staff to determine the appropriate signage? If agreeable, that change can replace item #10 under conditions.

D/Howell concluded that staff will work closely with the applicant to apply necessary code ordinances and procedures to any signage including portable signs.

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C/Gealy: Under conditions of approval #9, she requested that we make a minor modification to the store hours to include Tuesday's, Friday's and Saturday's without the condition of specific hours and to include each respective T/F/S day of the month. If the applicant wishes to change the days or hours in the future then they would be required to seek additional permissions to do so. Staff agrees to grant those changes.

Based on the facts outlined in the staff report and public testimony as presented, the Commissioner Gealy moves to approve 13-02-SUP, a special use permit by Tossed and Found with the pertinent conditions of approval. Commissioner Hennis seconds, all in favor, aye; motion carries 3-0.

C/Gealy would like to move to amend the motion to strike condition #8. C/Hennis seconds, all in favor, aye; motion carries 3-0.

**Public Testimony:**

Tim Johnson, residing at 701 S. Glenburn Pl. Kuna, ID 83634, refurbishes old wood and refinishes used furniture. He has been partnering with Tossed and Found to sell some of his creations on consignment at the shop. His wife creates hand craft items that also sell at the shop. Tossed and Found has been a great resource of exposure for him and his wife. They are able to keep their operating expenses low and in turn pass those savings along to the customer.

Amanda Jones, residing at 701 S. Glenburn Pl. Kuna, ID 83634, is a long-time craft-maker and very much appreciates having a place like Tossed and Found to sell her creations locally at a reasonable price. As long as Tossed and Found is able to run the business locally in-home, prices will remain low and attractive to a wide customer-base.

Connie Dowdy, residing in Meridian, Idaho drives in from out-of-town. Tossed and Found provides very unique, quality items at unbeatable prices, which keeps customers coming back time and time again.

**5. DEPARTMENT REPORTS**

Staff is working on some economic brochures to help spur economic development. They will also soon be available on the website. A new website is in the works and is coming soon. It will be a big update and will include additional economic data.

We are applying for an economic development grant with ACHD to fund a community garden, bridge restoration along North Bridge Avenue, concrete curbing around the center triangle, an enhanced pedestrian walkway and some new trees/plants. We are naming this area the Southwest Gateway to the city. The City hopes this project will promote and encourage continued downtown revitalization efforts.

The daycare SUP is coming up on the hearing calendar in the next few weeks.

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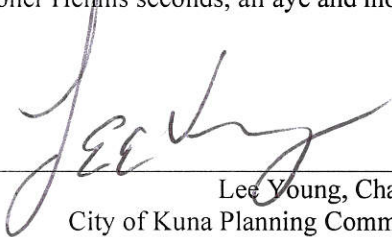
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**6. CHAIRMAN / COMMISSIONER DISCUSSION**

None

**7. ADJOURNMENT**

Commissioner Gealy motions to adjourn at 6:45 PM; Commissioner Hennis seconds, all aye and motion carried 3-0.

  
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Lee Young, Chairman  
City of Kuna Planning Commission

ATTEST:

  
\_\_\_\_\_  
Travis Jeffers, Planning Technician  
City of Kuna Planning Department



## CITY OF KUNA

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### SIGN-UP SHEET

March 25, 2013

Case Name: **Tossed and Found**  
Case Type: **Special Use Permit**

Please print your name below if you would like to present oral testimony or written exhibits about this item to the Planning and Zoning Commission.

<input checked="" type="checkbox"/> IN FAVOR	NEUTRAL	IN OPPOSITION
<input checked="" type="checkbox"/> <u>Testify</u> <input checked="" type="checkbox"/> <u>Not Testify</u> <u>Tim Johnson</u> Print Name <u>701 S. Glenn Brook PL</u> Print Address <u>Kuna ID 83634</u> City                      State, Zip	<input type="checkbox"/> <u>Testify</u> <input type="checkbox"/> <u>Not Testify</u> <u>Connie Daulton</u> Print Name _____ Print Address _____ City                      State, Zip	<input type="checkbox"/> <u>Testify</u> <input type="checkbox"/> <u>Not Testify</u> _____ Print Name _____ Print Address _____ City                      State, Zip
<input checked="" type="checkbox"/> <u>Testify</u> <input checked="" type="checkbox"/> <u>Not Testify</u> <u>Amanda Johnson</u> Print Name <u>701 S. Glenn Brook PL</u> Print Address <u>Kuna ID 83634</u> City                      State, Zip	<input type="checkbox"/> <u>Testify</u> <input type="checkbox"/> <u>Not Testify</u> _____ Print Name _____ Print Address _____ City                      State, Zip	<input type="checkbox"/> <u>Testify</u> <input type="checkbox"/> <u>Not Testify</u> _____ Print Name _____ Print Address _____ City                      State, Zip
<input type="checkbox"/> <u>Testify</u> <input checked="" type="checkbox"/> <u>Not Testify</u> <u>Anthony Johnson</u> Print Name <u>701 S. Glenn Brook PL</u> Print Address <u>Kuna ID 83634</u> City                      State, Zip	<input type="checkbox"/> <u>Testify</u> <input type="checkbox"/> <u>Not Testify</u> _____ Print Name _____ Print Address _____ City                      State, Zip	<input type="checkbox"/> <u>Testify</u> <input type="checkbox"/> <u>Not Testify</u> _____ Print Name _____ Print Address _____ City                      State, Zip
<input checked="" type="checkbox"/> <u>Testify</u> <input type="checkbox"/> <u>Not Testify</u> <u>Vickey Gearring</u> Print Name <u>722 W. 4th ST</u> Print Address <u>Kuna 83634</u> City                      State, Zip	<input type="checkbox"/> <u>Testify</u> <input type="checkbox"/> <u>Not Testify</u> _____ Print Name _____ Print Address _____ City                      State, Zip	<input type="checkbox"/> <u>Testify</u> <input type="checkbox"/> <u>Not Testify</u> _____ Print Name _____ Print Address _____ City                      State, Zip

Skie Wood  
5770 Southside Blvd  
Nampa, Id. 83686